

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF TEXAS
COUNTY OF BRAZOS

I, Janet B. Cooper, the owner and developer of the land shown on this plat, being (part of) the tract of land as conveyed to me in the Deed Records of Brazos County in Volume 4741, Page 52, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places shown hereon for the purposes identified.

Janet B. Cooper
Janet B. Cooper, Owner

STATE OF TEXAS
COUNTY OF BRAZOS

Before me, the undersigned authority, on this day personally appeared Janet B. Cooper, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose stated.

Given under my hand and seal of office this 13 day of September 2002.



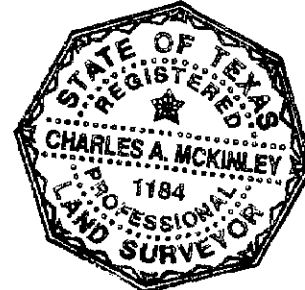
Maria Huckaby
Notary Public, Brazos County, Texas

CERTIFICATION OF THE SURVEYOR

STATE OF TEXAS
COUNTY OF BRAZOS

I, Charles A. McKinley, Registered Professional Land Surveyor No. 1184 in the State of Texas, hereby certify that this plat is true and correct and was prepared from an actual survey of the property and that property markers and monuments were placed under my supervision on the ground, and that the metes and bounds describing said subdivision will describe a closed geometric form.

Charles A. McKinley
Charles A. McKinley, No. 1184
Registered Professional Land Surveyor



CERTIFICATION BY THE COUNTY CLERK

STATE OF TEXAS
COUNTY OF BRAZOS

I, Karen McQueen, County Clerk in and for said County, do hereby certify that this plat together with its certificates of authentication was filed for record in my office the 8 day of Oct, 2002, in the Official Records of Brazos County in Volume 4890, Page 159.

Karen McQueen
County Clerk, Brazos County, Texas

By: *Jayne Kelley*

APPROVAL OF THE CITY ENGINEER

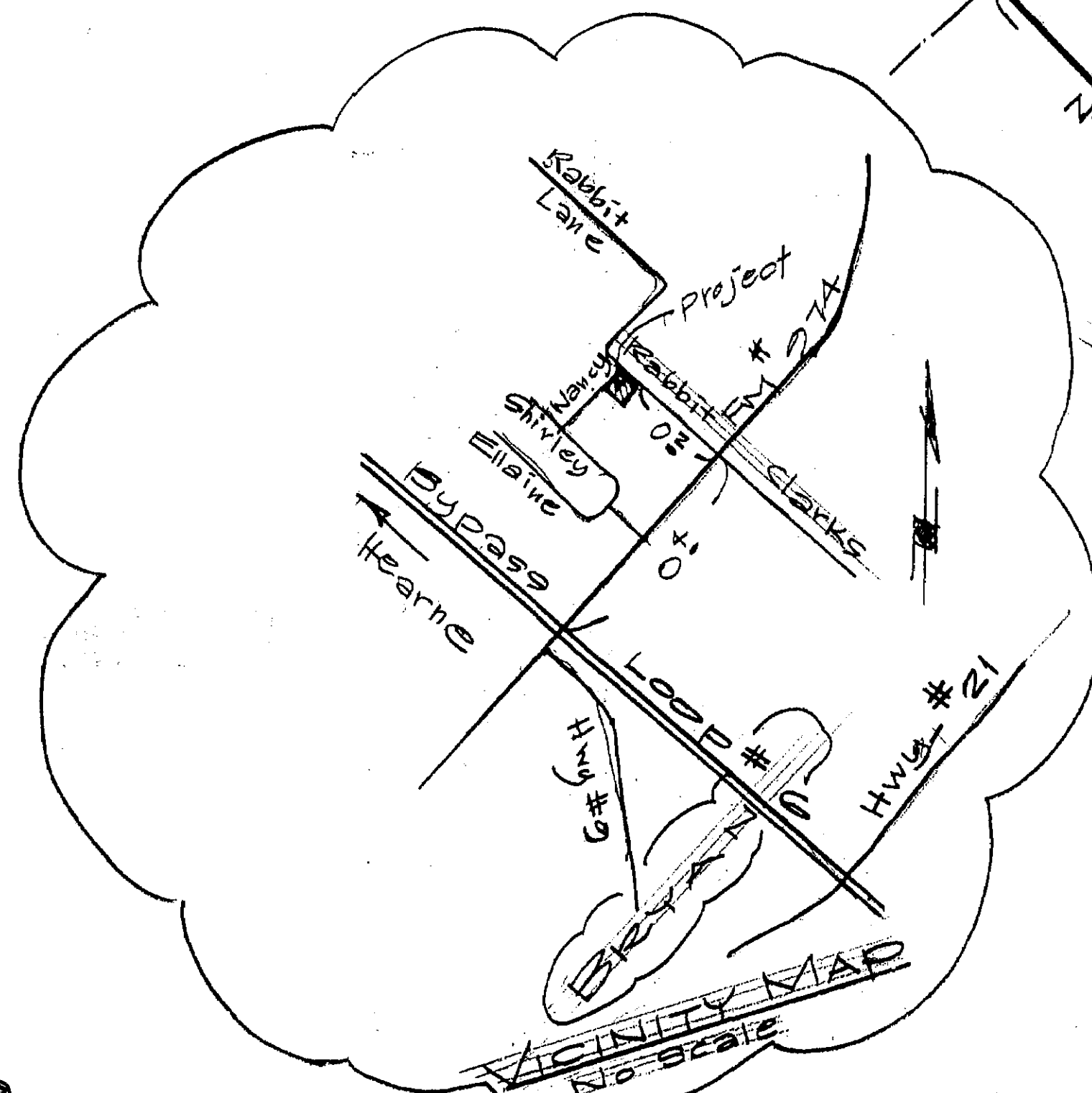
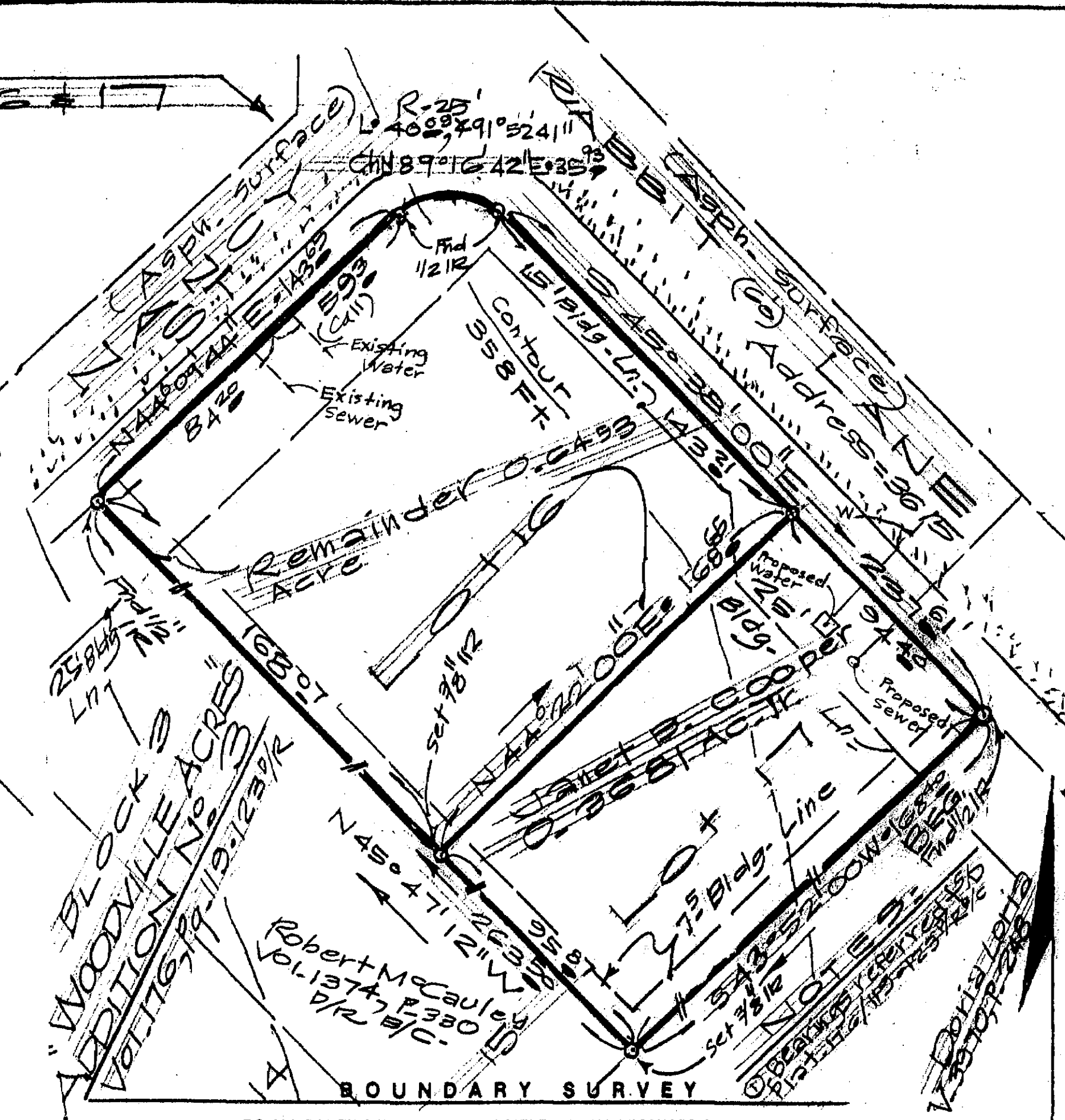
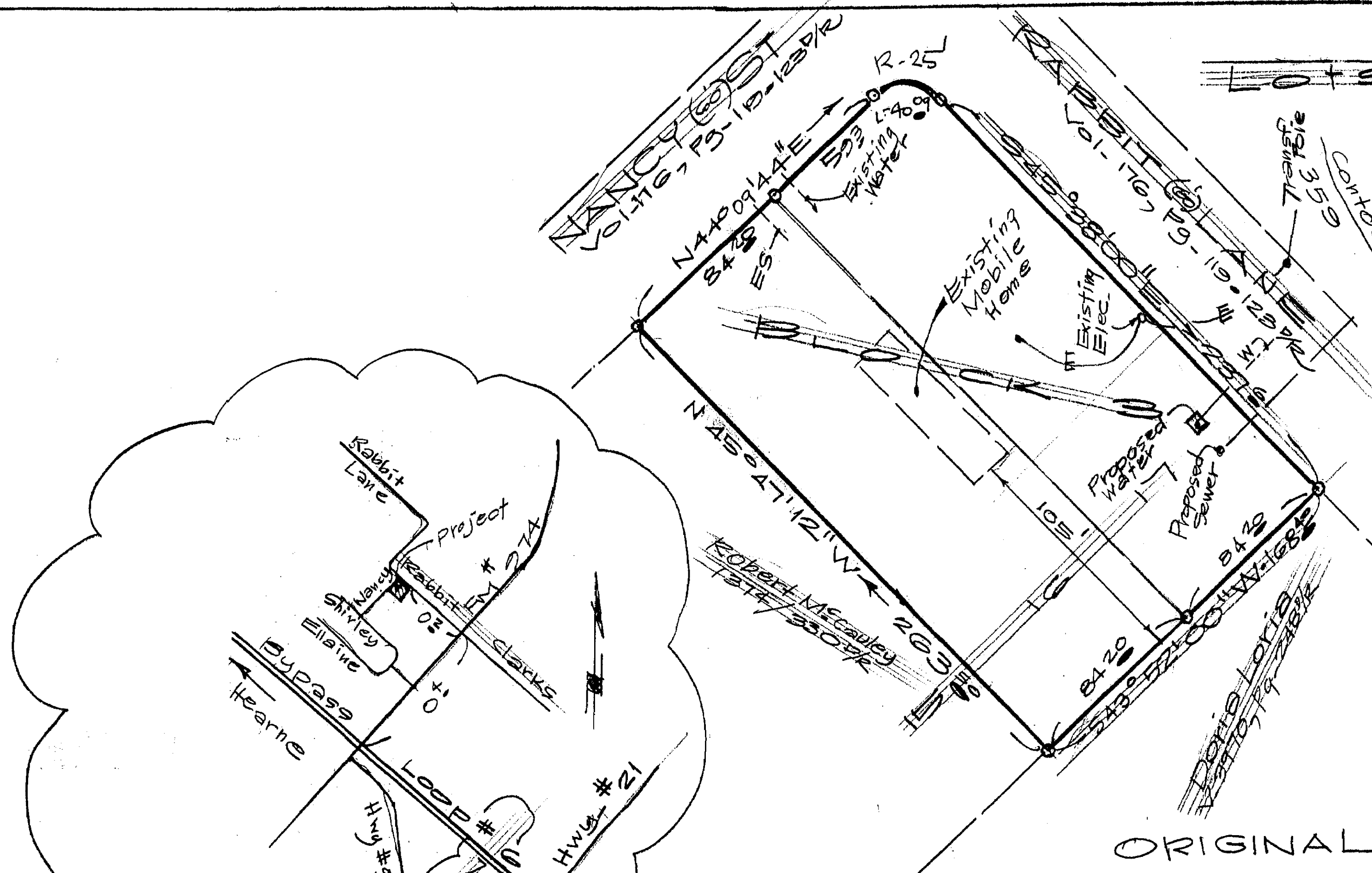
I, the undersigned, City Engineer of the City of Bryan, hereby certify that this plat is in compliance with the appropriate codes and ordinances of the City of Bryan and was approved on the 13 day of Sept, 2002.

John
City Engineer, Bryan, Texas

APPROVAL OF THE PLANNING ADMINISTRATOR

I, the undersigned, Planning Administrator and/or designated Secretary of the Planning & Zoning Commission of the City of Bryan, hereby certify that this plat is in compliance with the appropriate codes and ordinances of the City of Bryan and was approved on the 13 day of September, 2002.

Angela
Planning Administrator, Bryan, Texas



ORIGINAL

ORIGINAL LOTS
TO BE VACATED
Scale 1" = 20 FT.

TO ALL PARTIES INTERESTED IN TITLE TO THE PREMISES SURVEYED:
I CERTIFY THAT THIS IS A PLAT OF A SURVEY MADE ON THE GROUND OF A LOT CONTAINING 0.3681 AC. KNOWN AS 3615 RABBIT LN. BRYAN, TX 77808. THE PROPERTY OF JANET B. COOPER. SHOWING ACCURATELY ALL IMPROVEMENTS REQUIRED BY THE STATE OF TEXAS IN SPECIFICATION CATEGORY IA, CONDITION II, AS SURVEYED BY ME ON THE GROUND AUG. 28, 2002. THE LEGAL DESCRIPTION BEING SE PART OF LOTS 16 & 17, BLK. 2 OF WOODVILLE ACRES SEC. 3, BRAZOS COUNTY, TEXAS, CORRECT MAP OF WHICH IS RECORDED IN VOL. 4741, PG. 110-129 OF THE BRAZOS COUNTY DEED RECORDS. ALL CORNERS ARE MARKED AS SHOWN HEREON. THERE ARE NO FENCES, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS, RIGHTS-OF-WAY, PAVING, BOUNDARY CONFLICTS, WATERWAYS, OR SHORTAGES IN AREA, EXCEPT AS SHOWN, AND SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON. LOT LIES IN A ZONE C DESIGNATION, AND IS NOT IN 100 YEAR FLOOD PLAIN, PER COMMUNITY - PANEL #480418 0131C FLOOD INFORMATION RATE MAP DATED 7/2/92. FIELD REF. E.S. DRAWN BY CM - SCALE: 1" = 20 FT.

THE MCKINLEY COMPANY, INC.
P.O. Box 4218
Pasadena, Texas 77502
Phone: (713) 473-3502

Charles A. McKinley
C.A. MCKINLEY LICENSE NO. 1184
REGISTERED PROFESSIONAL STATE OF TEXAS
LAND SURVEYOR

Doc 00791437 Bk OR Vol 4890 Pg 159

Filed for Record in:
BRAZOS COUNTY
On: Oct 08, 2002 at 01:24P
As a
Plats
Document Number: 00791437
Amount 55.00
Receipt Number - 204026
By: Jayne Kelley

NOTES:
1) Bearings referenced to Subd. Plat 176/119/128 1/2.
2) Tract is wholly within Zone C & not in 100 Yr. Flood Plain.
Per FIRM 994811950006A 1/8 TL.
3) Used C.O.B. Bench N 5 7 IN MAP NO. 2, ELEV. @ 356.84 FT.

AMENDING OF LOTS 16 & 17
BLK. 2 OF WOODVILLE ACRES 19

Lot 16:	0.0499 Acre
Lot 17:	0.3681 Acre
Total	1.0174 Acre

STATE OF TEXAS COUNTY OF BRAZOS
I hereby certify that this instrument was filed on the date and time stamped herein by me and was duly recorded in the volume and page of the named records of BRAZOS COUNTY as stamped herein by me.
Oct 08, 2002

HONORABLE KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY